

0-10-19

ORDINANCE NO. _____

AN ORDINANCE ALLOWING A SPECIAL USE FOR A DAY CARE CENTER IN AN I-2 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 8000 INDUSTRY DRIVE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Mr. Rico Harris, 1401 Malvern Avenue, Suite 274, Hot Springs, AR 71901, seeking a special use of said land, which application was duly considered and denied (7 negative votes; 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof held on March 9, 2010.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That a special use is hereby granted to allow a Day Care Center in an I-2 zone for the subject real property located at 8000 Industry Drive in the City of North Little Rock, being more particularly described as:

Lot 1, House Industrial Addition to the City of North Little Rock, Pulaski County, Arkansas. (See Exhibits "A" and "B" attached hereto.)

SECTION 2: That this special use shall be subject to the conditions listed below:

- a) Applicant must meet all applicable Federal, State, County and City requirements.
- b) Provide full buffer on south and east property lines.
- c) Playground to meet DHS and City of North Little Rock requirements for playground surface and equipment.
- d) Playground fence to be 6 ft. wood privacy with a secondary emergency exit.
- e) Hours of operation to be 6:00 a.m. – 8:00 p.m.
- f) Dumpster to be screened.
- g) Business license to be issued after confirmation by Planning Department Staff that requirements imposed by City Council have been met.
- h) Applicant/owner understands that failure to comply with these conditions may result in loss of the Special Use and/or loss of Business License and/or removal of Electric Power Meter.

SECTION 3: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 4: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 5: It is hereby found and determined that the special use of the above-described lands as provided for herein is immediately necessary in order to insure the proper and orderly growth of this land and the proper and orderly growth of the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare, THEREFORE, an emergency is hereby declared to exist and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

SPONSORS:

ATTEST:

Maurice Taylor
Alderman Maurice Taylor

Diane Whitbey
Diane Whitbey, City Clerk

Linda Robinson
Alderman Linda Robinson

APPROVED AS TO FORM:

C. Jason Carter
C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED 11:09 A.M. P.M.

BY City Atty Carter

DATE 3-16-10

Diane Whitbey, City Clerk and Collector
North Little Rock, Arkansas

RECEIVED by A. Hodge

North Little Rock Special Use Case # 687

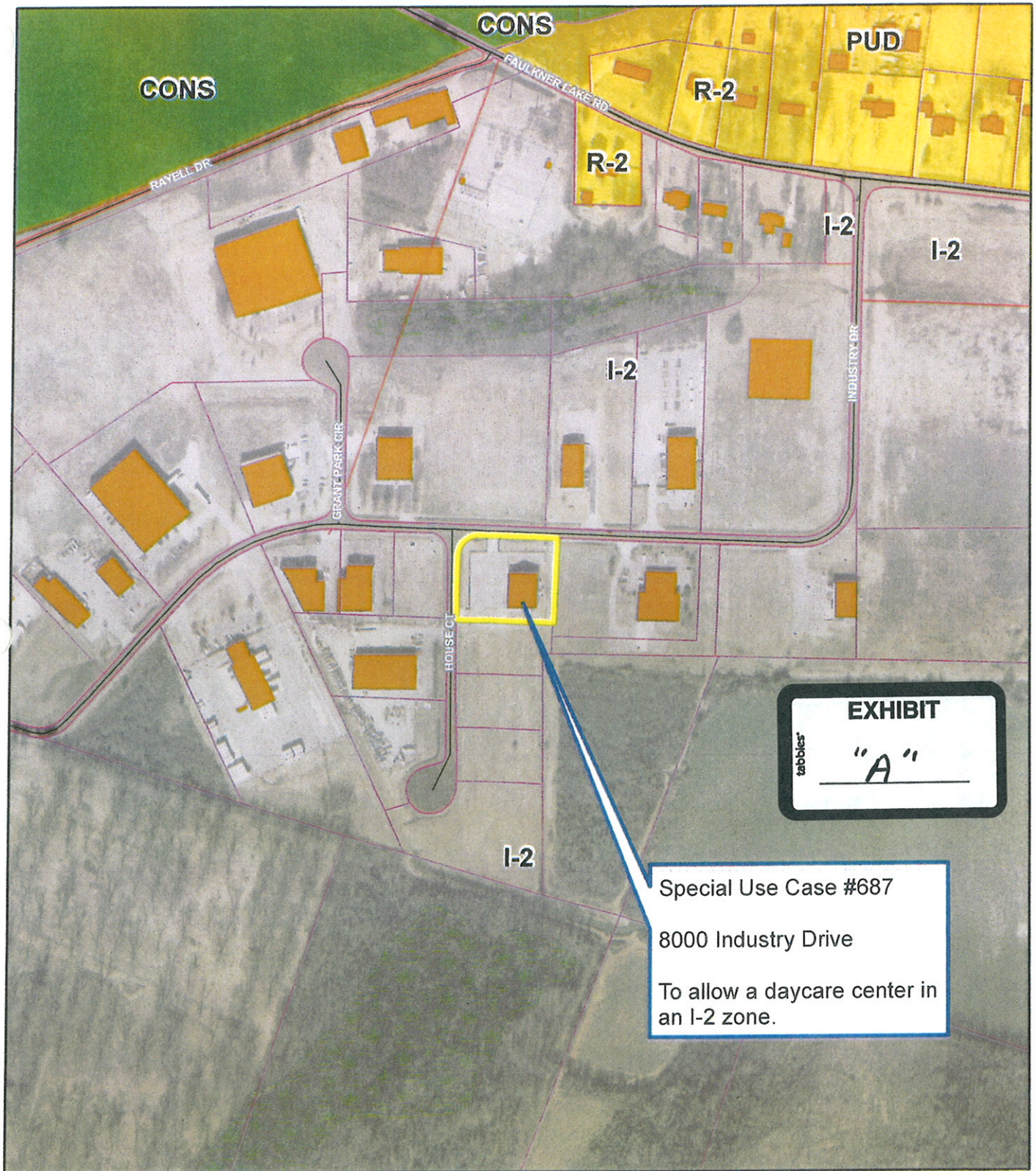
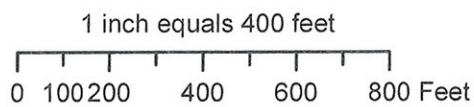


EXHIBIT
tabbles
"A"

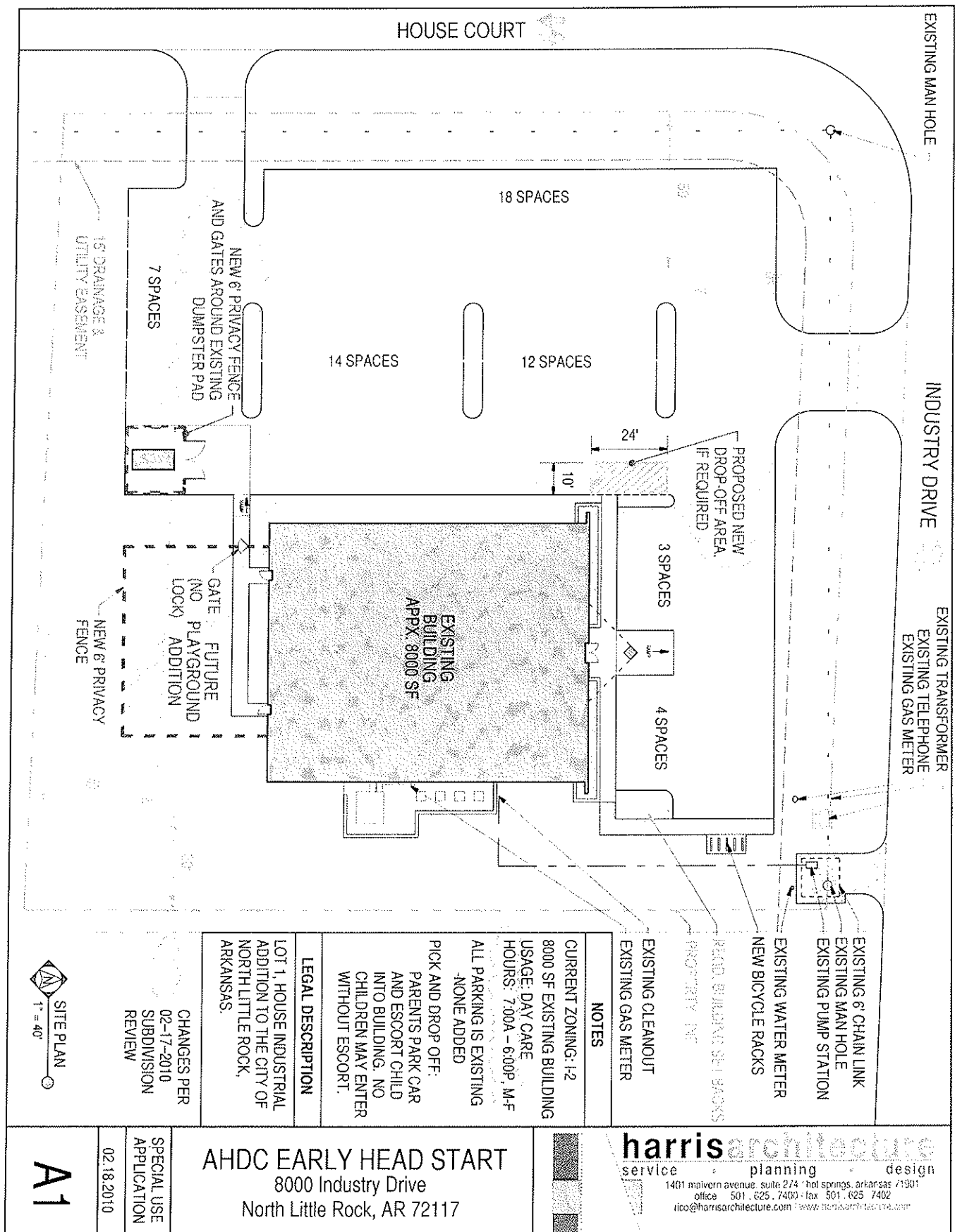
Special Use Case #687
8000 Industry Drive
To allow a daycare center in
an I-2 zone.



Zoning Map



0-10-19



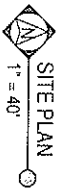
NOTES

CURRENT ZONING: I-2
 8000 SF EXISTING BUILDING
 USAGE: DAY CARE
 HOURS: 7:00A - 6:00P, M-F
 ALL PARKING IS EXISTING
 -NONE ADDED
 PICK AND DROP OFF:
 PARENTS PARK CAR
 AND ESCORT CHILD
 INTO BUILDING. NO
 CHILDREN MAY ENTER
 WITHOUT ESCORT.

LEGAL DESCRIPTION

LOT 1, HOUSE INDUSTRIAL
 ADDITION TO THE CITY OF
 NORTH LITTLE ROCK,
 ARKANSAS.

CHANGES PER
 02-17-2010
 SUBDIVISION
 REVIEW



A1

AHDC EARLY HEAD START
 8000 Industry Drive
 North Little Rock, AR 72117

harris architecture
 service planning design
 1401 malvern avenue, suite 2/4 • hot springs, arkansas 71901
 office 501.625.7400 • fax 501.625.7402
 rico@harrisarchitecture.com • www.harrisarchitect.com

EXHIBIT

"B"

tabbles